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**LEGEND:**

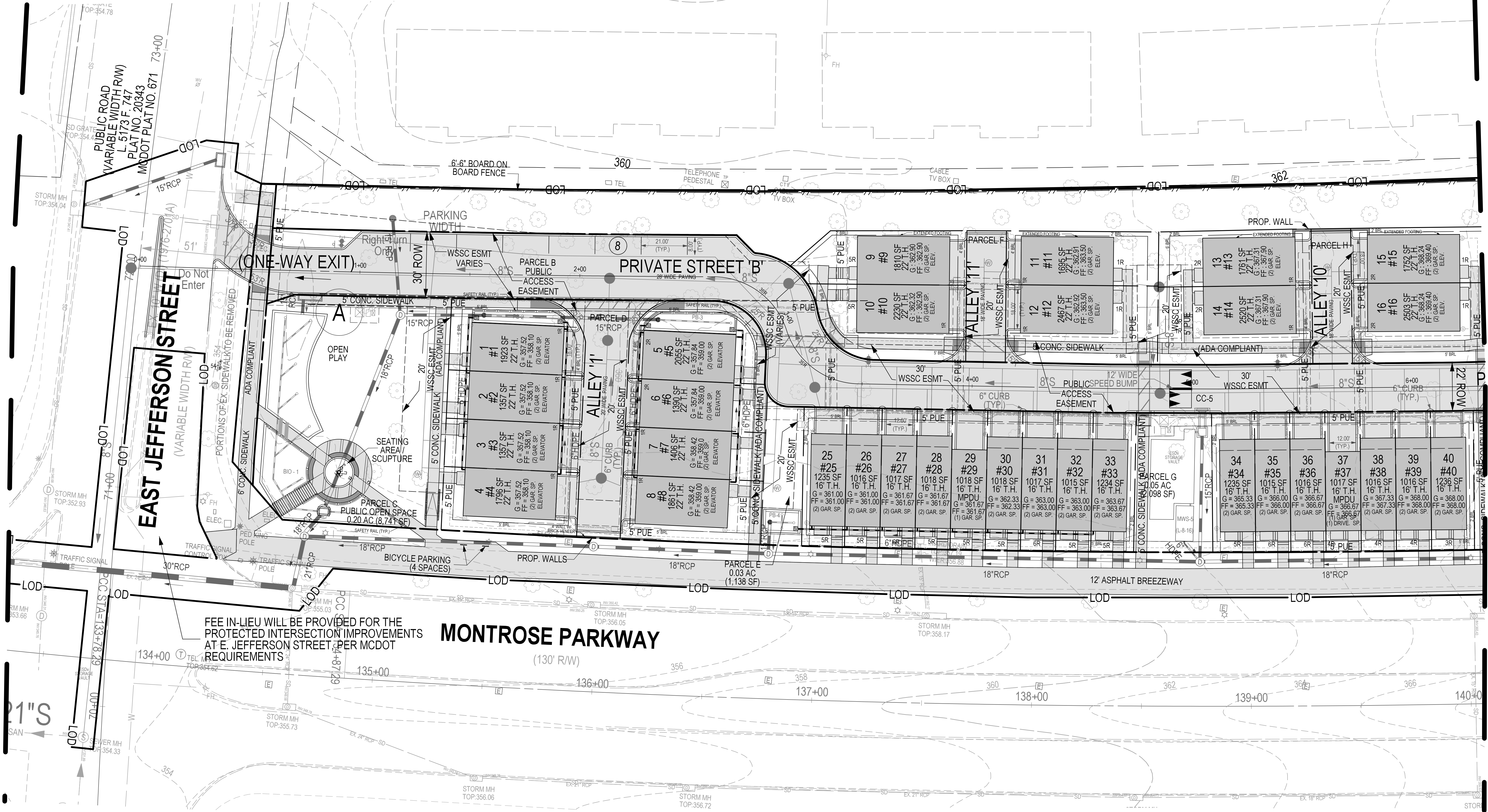
	EXISTING GRADE
	PROPOSED GRADE
	EXISTING BUILDING
	PROPOSED BUILDING
	PROPOSED UNDERGROUND PARKING
	PROPOSED RIGHT OF WAY
	PROPOSED WATER LINE
	EXISTING 12" WATER LINE
	PROPOSED SEWER
	EXISTING SEWER
	PROPOSED PUE
	PROPOSED STORM PIPE
	EXISTING STORM PIPE
	WETLAND (TO BE REMOVED)

PLANNING DEPARTMENT USE ONLY (E-PLANS)

MATCHLINE - SEE THIS SHEET

MATCHLINE - SEE THIS SHEET

MATCHLINE - SEE SHEET S1.03



FEE IN-LIEU WILL BE PROVIDED FOR THE PROTECTED INTERSECTION IMPROVEMENTS AT E. JEFFERSON STREET, PER MCDOT REQUIREMENTS

**SOLTESZ, INC.**

Rockville  
Lanham  
Waldorf  
Leonardtown  
Frederick  
Soltesz DC, LLC

ROCKVILLE OFFICE  
2 Research Place, Suite 100  
Rockville, MD 20850  
P. 301.948.2750 F. 301.948.9067

www.soltesz.com

NO.	DATE	DESIGNED	CAO STANDARDS VERSION	REVISIONS	BY	DATE
1	MARCH 2021	JDS/KOL	V8 - NCS			

TECHNICIAN: JW/DC

CHECKED: TJS

**MISS UTILITY NOTE**

INFORMATION CONCERNING EXISTING UNDERGROUND UTILITIES WAS OBTAINED FROM AVAILABLE RECORDS. THE CONTRACTOR MUST DETERMINE THE EXACT LOCATION AND ELEVATION OF ALL EXISTING UTILITIES AND UTILITIES OR CROSSINGS BY EXCAVATION TEST PITS BY HAND, WELL IN ADVANCE OF THE START OF EXCAVATION. CONTACT MISS UTILITY AT 1-800-251-7777, 48 HOURS PRIOR TO THE START OF EXCAVATION. IF CLEARANCES ARE LESS THAN SHOWN ON THE PLAN OR TWELVE (12) INCHES, WHOEVER IS LESS, CONTACT THE ENGINEER AND THE UTILITY COMPANY BEFORE PROCEEDING WITH CONSTRUCTION. CLEARANCES LESS THAN NOTED MAY REQUIRE REVISIONS TO THIS PLAN.

**OWNER/DEVELOPER/APPLICANT**

WILGUS/MONTROSE ASSOCIATES LLC  
7811 MONTROSE ROAD  
SUITE 200  
POTOMAC, MD 20854  
PHONE: (240) 399-1500  
RICHMOND@WILLCO.COM  
RICHARD COHEN

MAP	ADC	GRID	5285
TAX MAP	G0522	DRAWING CATEGORY:	CR-20 (CIVIL, PL, EL, RCP, STORM, GROUNDWATER, UTILITIES, EROSION CONTROL, R.O.W.)
WSSC 200' SHEET		SITE DATUM:	215 NW 06
HORIZONTAL:	NAD83	VERTICAL:	NAD83

**PROFESSIONAL CERTIFICATION**

I HEREBY CERTIFY THAT THESE DOCUMENTS WERE PREPARED OR APPROVED BY ME, AND THAT I AM A DULY LICENSED PROFESSIONAL ENGINEER UNDER THE LAWS OF THE STATE OF MARYLAND.

LICENSE NO. 30287 EXPIRATION DATE: 05/18/2022

**SITE PLAN LAYOUT - 20 SCALE**

**SITE PLAN 820210080**  
**NORTH PARK AT MONTROSE**  
**(FORMERLY WILGUS TRACT)**

ROCKVILLE (4TH) ELECTION DISTRICT, MONTGOMERY COUNTY, MARYLAND

DEVELOPER'S CERTIFICATE  
The undersigned agrees to execute all the features of the Site Plan Approval No. 820210080, including Approval Conditions, Development Program, and Certified Site Plan.  
Developer's Name: WILGUS/MONTROSE ASSOCIATES LLC RICHARD COHEN  
Company  
Address: 7811 MONTROSE ROAD, SUITE 200, POTOMAC, MD 20854  
Phone: (240) 399-1500  
Signature: \_\_\_\_\_

PROJECT NO. 1325-02-01

SHEET S1.02